



18 Church Street, Moulton, Northwich, Cheshire, CW9 8PA
£180,000

Situated on the ever popular Church Street in Moulton, this beautifully presented mid terrace home offers an excellent opportunity for first time buyers or those looking to downsize. The accommodation briefly comprises two well proportioned reception rooms and a modern fitted kitchen to the ground floor. To the first floor are two generous double bedrooms and a family bathroom. Externally, the property benefits from a private rear yard, providing an ideal space for outdoor seating, entertaining, and alfresco dining during the warmer months. Conveniently located within easy reach of Villages local amenities, this charming home combines character with practicality. Early viewing is highly recommended to fully appreciate the accommodation and location on offer.

Accommodation

DINING ROOM 11' 9" x 10' 3" (3.58m x 3.12m)

Accessed via the door to the front elevation, with a double glazed window to the front elevation, wall mounted radiator and access to the inner hall.

INNER HALL

Stairs rise to the first floor and access to the lounge.

LOUNGE 11' 9" x 11' (3.58m x 3.35m)

With a double glazed window to the rear elevation, useful understairs storage cupboard, wall mounted radiator and a door leads to the kitchen.

KITCHEN 9' 9" x 5' 9" (2.97m x 1.75m)

With a double glazed window to the side elevation and a door leads to the rear garden. Fitted with a range of base and wall units with work surface over incorporating twin bowl sink unit and mixer tap, integrated oven and hob, space and plumbing for washing machine and fridge freezer.

LANDING Doors lead to both bedrooms.

BEDROOM ONE 11' 9" x 11' 0" (3.58m x 3.35m)

With a double glazed window to the rear elevation, wall mounted radiator and a door leads to the bathroom.

BEDROOM TWO 10' 3" x 11' 7" (3.12m x 3.53m)

With a double glazed window to the front elevation and wall mounted radiator, cupboard provides storage.

BATHROOM

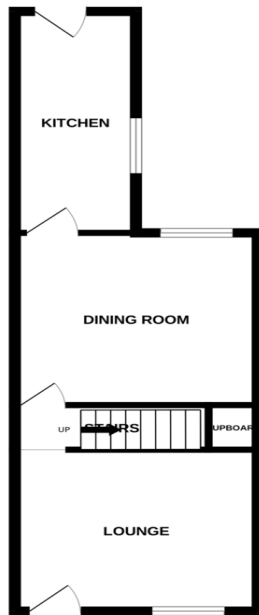
With a double glazed opaque window to the rear elevation. Fitted with a suite comprising low level WC, hand wash basin and panelled bath with shower over, chrome towel rail and cupboard housing boiler.

EXTERNALLY

To the rear is a low maintenance yard, ideal for alfresco dining and useful brick built storage.



GROUND FLOOR



1ST FLOOR



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